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4 BILL NO. Z-76-10- 41

5 ZONING MAP ORDINANCE NO. Z- Leut

6 AN ORDINANCE amending the City of Fort
7 Wayne Zoning Map No. A-2.

8 BE IT ORDAINED BY THE COMMON COUNCIL OF THE CITY OF
9 FORT WAYNE, INDIANA:

10 SECTION 1. That the area described as follows is hereby
11 designated a R-3 District under the terms of Chapter 36, Municipi-
12 pal Code of the City of Fort Wayne, Indiana, 1946, as amended by
13 General Ordinance No. 2836 and amendments thereof; and the symbols
14 of the City of Fort Wayne Zoning Map No. A-2, referred to therein,
15 established by Section 9, Article III of said Chapter as amended,
16 are hereby changed accordingly, to-wit:

17 The North 39.3 feet of Lot #3 Williams Woodland
18 Park Addition, Block 1, commonly known as 2515
Hoagland Ave.

19 SECTION 2. This Ordinance shall be in full force and
20 effect from and after its passage, approval by the Mayor and
21 legal publication thereof.

22
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24 
25 Councilman

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29 APPROVED AS TO FORM
AND LEGALITY

30 
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35

Read the first time in full and on motion by Burns, seconded by Talarico, and duly adopted, read the second time by title and referred to the Committee on Regulations (and the City Plan Commission for recommendation) and Public Hearing to be held after due legal notice, at the Council Chambers, City-County Building, Fort Wayne, Indiana, on _____, the day of _____, 1976, at _____ o'clock P.M., E.S.T.

DATE: 10-26-76

Charles W. Westernman
CITY CLERK

Read the third time in full and on motion by Nuckols, seconded by Hinga, and duly adopted, placed on its passage.
~~PASSED~~ (LOST) by the following vote:

	AYES	NAYS	ABSTAINED	ABSENT	TO-WIT:
TOTAL VOTES	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
BURNS	_____	<input checked="" type="checkbox"/>	_____	_____	_____
HINGA	_____	<input checked="" type="checkbox"/>	_____	_____	_____
HUNTER	_____	<input checked="" type="checkbox"/>	_____	_____	_____
MOSES	_____	<input checked="" type="checkbox"/>	_____	_____	_____
NUCKOLS	_____	<input checked="" type="checkbox"/>	_____	_____	_____
SCHMIDT, D.	_____	<input checked="" type="checkbox"/>	_____	_____	_____
SCHMIDT, V.	_____	<input checked="" type="checkbox"/>	_____	_____	_____
STIER	_____	<input checked="" type="checkbox"/>	_____	_____	_____
TALARICO	_____	<input checked="" type="checkbox"/>	_____	_____	_____

DATE: 12-14-76

Charles W. Westernman
DATE _____
CITY CLERK

Passed and adopted by the Common Council of the City of Fort Wayne, Indiana, as (ZONING MAP) (GENERAL) (ANNEXATION) (SPECIAL) (APPROPRIATION)

ORDINANCE (RESOLUTION) No. _____ on the _____ day of _____, 1976.

ATTEST: (SEAL)

CITY CLERK

PRESIDING OFFICER

Presented by me to the Mayor of the City of Fort Wayne, Indiana, on the _____ day of _____, 1976, at the hour of _____ o'clock _____ M., E.S.T.

CITY CLERK

Approved and signed by me this _____ day of _____, 1976, at the hour of _____ o'clock _____ M., E.S.T.

MAYOR

RESOLUTION OF ZONING ORDINANCE AMENDMENT RECOMMENDATION

WHEREAS, the Common Council of the City of Fort Wayne, Indiana, on October 26, 1976, referred a proposed zoning map amendment to the City Plan Commission which proposed ordinance was designated as Bill No. Z-76-10-41; and,

WHEREAS, the required notice of public hearing on such proposed ordinance has been published as required by law; and,

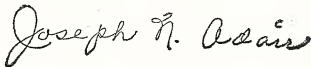
WHEREAS, the City Plan Commission conducted a public hearing on such proposed ordinance on November 15, 1976;

NOW THEREFORE, BE IT RESOLVED that the City Plan Commission does hereby recommend that such proposed ordinance DO NOT PASS for the reasons that no need has been shown for the Land Use Plan to be amended, the amendment will not be in the best interest of and benefit to the area involved and of and to the City, and the amendment will be detrimental to and conflicts with the overall City Plan; and,

BE IT FURTHER RESOLVED that the Secretary is hereby directed to present a copy of this resolution to the Common Council at its next regular meeting.

This is to certify that the above is a true and exact copy of a resolution adopted at the meeting of the Fort Wayne City Plan Commission held November 22, 1976.

Certified and signed this
29th day of November, 1976.



Joseph N. Adair
Secretary

Bill No. Z-76-10-41

REPORT OF THE COMMITTEE ON REGULATIONS

We, your Committee on Regulations to whom was referred an Ordinance
amending the City of Fort Wayne Zoning Map No. A-2

have had said Ordinance under consideration and beg leave to report back to the Common
Council that said Ordinance Do Not PASS.

John Nuckols - Chairman

Paul M. Burns - Vice-Chairman

Vivian G. Schmidt

Winfield C. Moses, Jr.

Donald J. Schmidt

John Nuckols
Paul M. Burns
Vivian G. Schmidt
Winfield C. Moses, Jr.
Donald J. Schmidt

12-14-76
DATE _____ CONCURRED IN
CHARLES W. WESTERMAN, CITY CLERK

RECEIPT

Date

Oct 4 1976

No.

6859.

Received From

Dennis Rudlinger

Address

2515 Highland

ifty

Dollars

50.00

For

rezoning Petition

Lot # 3 Williams Woodland

ACCOUNT

HOW PAID

AMT. OF ACCOUNT

50-

CASH

AMT. PAID

50-

CHECK

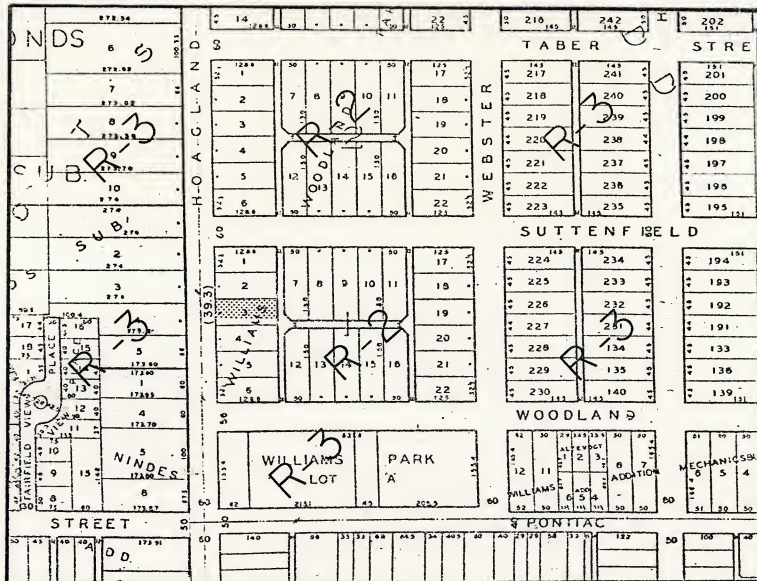
#1416

BALANCE DUE

MONEY ORDER

CITY PLAN COMMISSION
CITY-COUNTY BUILDING
FORT, WAYNE, INDIANA 46802

pr



To be changed from R-2 to R-3

10-5-76

A-2

L.S

2-76-10-41



PETITION FOR ZONING ORDINANCE AMENDMENT

Receipt No. _____

TO: COMMON COUNCIL OF THE
CITY OF FORT WAYNE, INDIANA

Date Filed _____

Intended Use _____

I/We DENNIS W. AND SHERRY L. NIDLINGER
(Applicant's Name or Names)

do hereby petition your Honorable Body to amend the Zoning Map of Fort Wayne, Indiana,
by reclassifying from a/an R-2 district to a/an R-3 district the
property described as follows:

N 39.3 FT LOT 3
WILLIAMS WOODLAND
PARK ADD BLOCK 1

Commonly known as 2515 Hoagland

(Legal Description)

2515 HOAGLAND AVENUE

(General Description for Planning Staff Use Only)

I/We, the undersigned, certify that I am/we are the owner(s) of fifty-one percentum
(51%) or more of the property described in this petition.

Edward C. Roth

P.O. BOX 831

FT Wayne, Indiana

Sherry L. Nidlinger

2516 Hoagland

Dennis W. Nidlinger

2516 Hoagland Ave

(Name)

(Address)

(Signature)

Legal Description Checked By: _____

(City Engineer)

NOTE FOLLOWING RULES:

All requests for continuances or requests that ordinances be taken under advisement shall be filed in writing in the office of the City Plan Commission by noon on the Wednesday preceding the meeting of the City Plan Commission at which the ordinance is to be considered. If the request for a continuance or advisement is filed within the required time, the matter will not be put on the agenda for that meeting. It shall be the obligation of the petitioner to notify the same property owners which the Plan Commission had notified by mail that the hearing has been postponed or rescheduled and inform them of the time and place of the meeting at which the ordinance will be considered. All withdrawals of the ordinances must be made in writing prior to the Plan Commission's vote on the ordinance.

Name and address of preparer, attorney or agent:

Dennis Nidlinger

2516 Hoagland / 46807

(Name)

(Address)

(Telephone Number)

CITY PLAN COMMISSION, CITY-COUNTY BUILDING, Room # 880, ONE MAIN STREET, FORT WAYNE,
INDIANA, 46802 Telephone Number: 423-7571

DENNIS OR SHERRY NIDLINGER
2516 HOAGLAND AVENUE
FORT WAYNE, INDIANA 46807

Petitioners

Due to wrong information, we have made a three-unit apartment house in an area zoned R-2; this property being 2515 Hoagland Avenue. To rectify this situation, (and to avoid a \$300 per day fine) we are filing for R-3 zoning for aforementioned property. This R-3 zoning, if granted will affect 2515 Hoagland only. We ask your support in our cause.

We, the undersigned, support the R-3 zoning of 2515 Hoagland Ave. The existing building will remain as it stands.

NAME

ADDRESS

- | | |
|------------------------|--------------------|
| 1. Sherry L. Nidlinger | 2516 Hoagland Ave. |
| 2. C.B. Meyer Jr. | 2526 Hoagland Ave. |
| 3. Lois L. Meyer | 2526 Hoagland Ave. |
| 4. Max Nidlinger | 2515 Hoagland Ave. |
| 5. Russel Hemminger | 2515 Hoagland Ave. |
| 6. Jenny Hemminger | 2515 Hoagland Ave. |
| 7. Robert J. Shoult | 2509 Hoagland Ave. |

NAMEADDRESS

- | | | |
|-----|---------------------|-----------------------------|
| 8 | Lester W. Jellinger | 2426 Hoagland Ave |
| 9. | Dennis W. Mullinger | 2916 Hoagland Ave. |
| 10. | Sherry L. Midlinger | 2510 Hoagland Ave. (owner) |
| 11. | Sherry L. Midlinger | 2515 Hoagland Ave. (owner) |
| 12. | Sherry L. Midlinger | 215 W. Suttentfield (owner) |
| 13. | Cheryl L. Hackman | 2516 Hoagland Ave |
| 14. | Mary Lorentzen | 2516 Hoagland Ave |
| 15. | Kris Fairchild | 2515 Hoagland Ave. |
| 16 | Winston R. Oliver | 2426 Hoagland Ave. |
| 17. | Carla Jozzpha | 2426 Hoagland Ave. |
| 18. | Kay Joffers | 2426 Hoagland Ave. |
| 19. | Patricia J. Schibby | 2426 Hoagland Ave. |
| 20. | James V. Schibby | 2426 Hoagland Ave. |
| 21 | Dorothy E. Feustel | 2430 Hoagland |
| 22. | Madeline A. Rice | 2438 Hoagland Ave |
| 23 | T. Wagner | 2442 Hoagland Ave. |

The, the residents of Williams
Woodland Park, do not want
the north 39.3 feet of Lot # 3
Williams Woodland Park Addition,
Block # 1, known as 2515 Hoagland,
changed to an "R3" District.
The want said property to re-
main "R2".

NAME	ADDRESS	Phone
Colleen R. Lee	344 W. Woodland	456-5591
James E. Lee	344 W. Woodland	456-5591
Differfeger	340 W. Woodland	No phone
Robert Plumm	336 W. Woodland Ave	745-9431
Floie J. Plumm	336 W. Woodland Ave.	745-9431
Jerry Spears	334 W. Woodland Ave	745-5659
Kay Spears	334 W. Woodland Ave	745-5659
Russell Schlenker	322 W. Woodland Ave	745-3180
Manella Schlenker	322 W. Woodland	745-3180
John Carleaux	322 W. Woodland	456-1306
Anna Carleaux	322 W. Woodland	456-1306
Richard F. Jahn	314 W. Woodland	745-3309
Katherine Harris	2522 Webster	
Margine Harris	2522 Webster	
Marilyn Hart	2518 Webster	442-0523
Richard E. Hart	2518 Webster	442-0523
John F. Arnold	2504 Webster	745-7617
Mayone M. Arnold	2504 Webster	745-7617
Robert G. Kimes	321 W. Sutterfield	745-1936
Margie Kimes	321 W. Sutterfield	745-1936
Joseph E. Trimble	327 W. Sutterfield	745-2534
Gene Trimble	327 W. Sutterfield	745-2534
Roy Rains	341 W. Sutterfield	456-9017
Kay Rains	341 W. Sutterfield	456-9017
Bill Barto	343 W. Sutterfield	456-6453
Mrs. Dee J. Betts	2501 Hoagland Ave	745-0865
Joseph F. Hammen	2521 Hoagland Ave	744-9350
Alma C. Hammen	2521 Hoagland Ave	
Tom Munttaugh	2535 Hoagland Ave	456-4367
Drew Munttaugh	2535 Hoagland Ave	456-4367
Judy Biersman	353 West Woodland	445-5113
Thelma E. Roberts	2602 Hoagland Ave	456-1552
John M. Toppaint	2600 Hoagland Ave	456-5207
Alan Hamel	2528 Hoagland Ave.	443-9123
Edward White	2421 Hoagland Ave	745-5865
Thelma & Baker	346 W. Sutterfield St	444-4923
Collette A. Baker	346 W. Sutterfield St	444-4923

Wm E. Roberts	2602 Hoagland ave	456-1552
Jules M. Toussaint	2600 Hoagland ave	456-5207
Wm. H. Hanes	2528 Hoagland Ave.	443-9185
Edward White	2421 Hoagland ave	745-5865
Thelma E. Baker	346 N. Sutterfield St	444-4923
Colette A. Baker	346 N. Sutterfield St	444-4923
Vicki Statler	330 W. Sutterfield	456-5728
Wm Sullivan	316 W. Sutterfield	745-5926
Donny	" "	" "
Mrs Wm Schwalm	2416 S Webster	745-9625
James J. Russell	2412 Webster	456-8903
Katherine Russell	2412 Webster	456-8903
Armen Tichli	2402 Webster	456-8890
Mrs. Raymond DeBolt	327 W. Baker	745-7384
Joe Doust	341 W. Baker	745-9847
Mrs. Joseph Doust	341 W. Baker	745-9847
Beryl Dennen	343 W. Baker	744-1809

Carolyn Strite	2401 Hoagland	456-1557
Robert Strite	2401 Hoagland	456-1557
Sheila Kiester	332 W. Sutterfield	745-0729
David J. Kiester	"	"
Joe Bender	340 W. Sutterfield	
Kathryn J. Colvin	321 W. Baker	456-6610
Thom. J. Colvin	321 W. Baker	456-6610
Gregory Strohm	2523 Webster St.	745-4372
John A. Macdonald	304 W. Woodland Ave	456-2816
Hell Macdonald	304 W. Woodland Ave	456-2816

Affidavit

On this 15th day of November 1976, I Robert J. Arnold, Property owner on Highland Avenue do before swear the following statement is the truth and the whole truth so help me God.

I have been approached by the chairman of the neighborhood association called by name of Williams-Woodland Park in regards to the property on the south side of my property on Highland Avenue as to its zoning and the effects of the property if it should be rezoned. I was informed that it was not gone to be a three (3) apartment home. Prior to this I was in question and unsure to find out if it was so and to my knowledge I was told it would be three, at this time I told the owner of this property that I heard wrong and was wrong myself. Now some time later which is in July I find that one person in a very selfish motive has called this same property to arise again in question putting it owner in a position that they become a party which has to have this property rezoned by request of them so as to remove this one individual's eye for attention.

I was told that if this rezoning was accomplished it would lower the value of my home and homes in this neighborhood. That this would swing out question to any owner of a property in this area and this property in this category with out question.

Signed: Robert J. Arnold
Not. 2809 Highland Ave
15 Day 1976 J. H. Wagner, Doc 4687

Colette A. Baker
346 W. Suttentfield St.
Fort Wayne, Indiana 46807

November 6, 1976

City Plan Commission
City County Building
One Main Street
Fort Wayne, Indiana 46802

Gentlemen:

Re: Bill No Z-76-10-41

Regarding your letter of November 3 relative to hearing on Zoning Amendment, we are unable to attend meeting in question but do wish to register our opposition to the project of changing this locality from a "R2 District" to an "R-3" District. As it is, the neighborhood is down grading fast enough without putting apartments in basements.

Respectfully,

Colette Baker
Helen E. Baker

Collete A. Baker
Helen E. Baker
346 W.Suttentfield St.

Bill No. Z-76-10-41

November 15, 1976

to: City Plan Commission

from: Mary A. Berning

Cynthia Howard

re: change of zoning - PROTEST

We protest the proposed zoning change from R-2 to R-3 for the address: 2515 Hoagland Ave a/k/a the north 39.3 feet of lot 3 Williams Woodland ~ Park Addition Block 1. This is proposed bill no. z-76-10-41.

We protest the increased parking problems and the increased population in such a small area that will be caused by the zoning change.

We ask the City Plan Commission to not pass the above mentioned bill.

Mary A. Berning
Mary A. Berning
2434 S. Calhoun

Cynthia Howard
Cynthia Howard
2435 1/2 Webster

DIGEST SHEET

TITLE OF ORDINANCE Zoning Map Amendment Ordinance *3-76-10-41*

DEPARTMENT REQUESTING ORDINANCE City Plan Commission

SYNOPSIS OF ORDINANCE Petitioners are requesting the rezoning
of the following described property:

The North 39.3 feet of Lot # 3 Williams Woodland Park Addition,
Block 1, commonly known as 2515 Hoagland Ave.

From "R2" to "R3"

EFFECT OF PASSAGE Property is presently zoned an "R2" - Two family
residential. Petitioners are requesting an "R3" District - Multiple
Family residential.

EFFECT OF NON-PASSAGE Property would remain an "R2" District.

MONEY INVOLVED (Direct Costs, Expenditures, Savings) none

ASSIGNED TO COMMITTEE (J.N.) *Regulation John*